

MAYOR AND COUNCIL STRATEGIC FOCUS AREA SUBCOMMITTEE
RIO NUEVO/DOWNTOWN, ARTS, CULTURE AND HISTORY
ADMINISTRATIVE ACTION REPORT AND SUMMARY
May 4, 2006

Council Member Trasoff called the Subcommittee meeting to order at 5:03 p.m. The meeting was held in the Ward 6 Conference Room (3202 E. 1st Street), Tucson, Arizona.

COUNCIL MEMBERS PRESENT: Council Member Nina Trasoff, Subcommittee Chair, Ward 6
Council Member Jose Ibarra, Ward 1
Vice Mayor Steve Leal, Ward 5

STAFF PRESENTERS: Greg Shelko, Rio Nuevo Director
Jim Glock, Transportation Director
Bill O'Malley, Rio Nuevo Construction Manager
Marty McCune, Historic Preservation Officer

GUEST PRESENTER: Jim Rowley, President of the Board of Directors for the
Tucson Pima Arts Council

AGENDA ITEM/MAYOR AND COUNCIL ACTION	STAFF ACTION
1. Call to Order Chair Trasoff called the meeting to order at 5:03 p.m.	
3. Transportation Updates (taken out of order) Jim Glock talked about two Stone Avenue projects. Stone Avenue: Speedway to 6th Street is under construction. In addition to new water lines, AMS Paving is installing new rubberized asphalt, curbs, sidewalks, side street parking, irrigation, street light wiring and landscaped medians. Chair Trasoff asked for assurances that the Stone Avenue underpass be preserved, and if the Barraza-Aviation alignment affects the historic underpass in anyway, the matter must be returned to the subcommittee for discussion. Stone Avenue: 18th Street to Broadway Boulevard was bid last year, but it came in twice the budgeted amount. The project will convert both Stone and 6 th Avenues from one-way traffic to two-way. Stone will have one lane in each direction, a continuous left turn lane, bicycle lanes and parallel parking on both sides. Improved sidewalks, pedestrian level lighting and making Stone Avenue another gateway into downtown is also being considered. A new bid package for the re-paving work will be ready in the fall. It includes conduits for future lighting enhancements. An Open House on the project is scheduled for May 18 th at 6:30 p.m. at the Santa Rosa Neighborhood Center. Vice Mayor Leal voiced neighborhood concerns about commercial traffic using 18 th	

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Street and indicated his preference to stop commercial traffic from entering the neighborhood at the I-10 frontage road. Originally the conversion would have restricted east-west travel along 18th Street at the Five Points intersection. Community concerns were expressed and staff addressed those concerns by redesigning the intersection to allow residential traffic to continue. Mr. Glock said that the new plan does not include converting the pedestrian underpass at 18th Street for vehicular traffic and TDOT continues to work with the affected neighborhoods on traffic mitigation to see what can be done to prevent commercial traffic from using the street.

Avenida del Convento/Clearwater: Mr. O'Malley gave an update on this project located south of Congress Street and west of I-10. It includes new and wide roadways, sidewalks, landscaping, on-street street parking and relocation of an overhead TEP electrical line. A construction manager has been selected for the project. The guaranteed maximum price (GMP) contract bid came in at \$4.7 million (\$1.6 million more than the budget developed two years ago). Numbers are preliminary at this point and staff intends to refine them over the next two weeks. The cost increase is largely attributable to inflation and the significant increases in construction labor and materials. A final GMP will be presented to the Rio Nuevo Board on May 17, 2006 for their approval.

In addition, the Menlo Park neighborhood is requesting a round-about at Clearwater and Grande. Staff is currently meeting with property owners that would be affected by the round-about. The estimate for the round-about (\$500,000) is not included in the GMP. This transportation improvement is essential for public safety reasons.

Of the \$7 million project budget that was approved for Origins-related expenses (\$3.5 million) and general west side expenses (\$3.5 million), there's about a \$400,000 deficit. This is primarily due to higher costs associated with landfill remediation and the GMP for the Avenida del Convento/Clearwater project. This amount does not include the extra \$500,000 for the round-about. Staff will return in June for direction on funding the round-about.

Construction on this project will start later this month and is scheduled for completion in December of this year.

2. Tucson/Pima Arts Council (TPAC) Update

Jim Rowley, President of the TPAC Board thanked Vice Mayor Leal for his idea to put an arts gallery in the Town West/Nimbus project proposed at the Franklin site.

(Vice Mayor Leal left the meeting at 5:30 p.m.)

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Mr. Rowley provided a status report on TPAC's recent activities. They are searching for a new Executive Director (David Johnson has been appointed interim director); developing an arts grant review progress; looking for ways to interface with other groups (i.e. Rio Nuevo, TREO, MTCVB, etc.); and planning for the 2007 Family Arts Festival. Their Annual Arts Award program was held earlier in the day. They would like to expand the Luminaria Project by making the installations permanent and creating a Luminaria Park or Walk. It was also reported that Art Works, their program for high school aged youths at risk, is not being recommended for CDBG funding next year.

TPAC is assembling funding for a Cultural Plan. It would focus on stimulating the local economy, improving visitor experiences and enriching the lives of local residents. The cost to develop the plan is \$118,000, which includes hiring a consultant to manage the plan with TPAC and all stakeholders. Funding has been identified for most of the project. They request the City approve \$30,000 expenditure from the rent reserve account to fund the balance.

Council Member Ibarra made a motion to recommend to Mayor and Council to release the money for the Cultural Plan. Chair Trasoff seconded the motion. The motion passed 2-0.

Chair Trasoff made a request to have a City representative on the selection committee for the Cultural Plan and urged diverse Board composition to reach all art sectors.

4. Update: Origins, Mission Gardens, Convento Design and Development Activities

Bill O'Malley and Marty McCune provided a chronological update on work completed to date and future plans. The Rio Nuevo Archeological investigations are complete and a comprehensive report is published on the Center for Desert Archaeology's web site (http://www.cdarc.org/pages/library/rio_nuevo/).

El Presidio de Tucson - Is currently under construction and the first adobe brick will be laid next week. It's scheduled to be completed next summer. Two project advisory committees, one for interpretive issues and one for operations and maintenance of the facility, have been created for the project.

Mission Gardens – Staff will be asking for project funding in the fall. Construction will start in 2007.

Starting this month, environmental engineering and equipment installation will commence at the Nearmont landfill (future site of the Origins Heritage Park and

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<p>Museum sites). The bioreactor will run for two years with an estimated completion date of December 2008.</p> <p>An RFP for the Mission Design Team was issued. They will develop conceptual design, establish the building program and estimate costs of the project. Selection will occur in June. ConsultEcon is assisting with management and operation strategies. Committees will be set-up for this project and will include neighborhood representatives and the museums. In addition, public meetings will be held. Staff will return in October with a funding recommendation. A Westside/Rio Nuevo Cultural Committee is also in place that also includes the UA Science Center and Rio Development to collaborate on all projects.</p>	
<p>5. Call to the Audience</p> <p>Chair Trasoff showed a new “Downtown is Happening Here” sign that will be popping up soon. She also announced that the Mayor & Council Rio Nuevo/Downtown, Arts, Culture and History Subcommittee will be holding a special meeting next week, Wednesday, May 10th, at 6:00 p.m. at the Joel Valdez Main Library, Lower Level Meeting Room. The Town West/Nimbus proposal will be presented to the surrounding neighborhoods, WAMO and general public for comment and review.</p> <p>Raj Kalil presented his idea for the civic plaza with an iconic fountain in the center. The fountain could be converted to a performance stage, a greenbelt, restaurants and shops would surround it.</p>	
<p>6. Adjournment</p> <p>Meeting adjourned at 6:03 p.m.</p>	